

City of Dallas

*1500 Marilla Street
Council Chambers, 6th Floor
Dallas, Texas 75201*



ANNOTATED COUNCIL AGENDA

October 12, 2022

9:20 A.M. – 5:25 P.M.

[22-1520; HELD]

Invocation and Pledge of Allegiance

Agenda Item/Open Microphone Speakers
[22-1521]

VOTING AGENDA

1. [22-1358](#) Approval of Minutes of the September 28, 2022 City Council Meeting
[22-1522; APPROVED]

CONSENT AGENDA

[22-1523; APPROVED]

Budget and Management Services

2. [22-1769](#) A resolution denying rates as requested by Oncor Electric Delivery Company LLC in its May 13, 2022, application to change rates within the City of Dallas - Financing: This action has no cost consideration to the City (see Fiscal Information)
[22-1524; APPROVED]
3. [22-1923](#) Authorize payment of **(1)** annual membership fees and continuation of arrangements for providing specialized municipal-related services to Forrester Research, Inc. in the amount of \$675,656.34; **(2)** annual membership fees and continuation of arrangements for providing specialized municipal-related services to Water Research Foundation in the amount of \$413,381.00; **(3)** annual membership fees and continuation of arrangements for providing specialized municipal -related services to Oncor Cities Steering Committee in the amount of \$147,955.17; **(4)** annual membership fees and continuation of arrangements for providing specialized municipal-related services to North Central Texas Council of Governments in the amount of \$141,461.00; and **(5)** a three year annual membership fees and continuation of arrangements for providing specialized municipal -related services to Gartner, Inc. in the amount of \$4,097,985.00 (subject to annual appropriations) - Total not to exceed \$5,476,438.51 - Financing: General Fund (\$289,416.17), Data Services Fund (\$4,773,641.34), and Dallas Water Utilities Fund (\$413,381.00)
[22-1525; APPROVED AS AN INDIVIDUAL ITEM]

Department of Housing & Neighborhood Revitalization

4. [22-2178](#) Authorize **(1)** the sale of up to five Land Transfer Program lots to Women That Soar LLC, and/or its affiliates (Developer) subject to restrictive covenants, a right of reverter, and execution and recording of all necessary documents, pursuant to the City's Land Transfer Program; **(2)** the release of lien for all non-tax City liens, notices, or orders that were filed on up to five Land Transfer Program lots sold to Developer prior to or subsequent to the deeds transferring the lots to the City of Dallas; and **(3)** execution of a development agreement with Developer for the construction of up to five single-family homes on the Land Transfer Program lots - Estimated Revenue: General Fund \$6,500.00; Estimated Revenue Foregone: General Fund \$13,992.74 (See Fiscal Information)
[22-1526; APPROVED]

CONSENT AGENDA (continued)**Department of Public Works**

5. [22-2024](#) Authorize a five-year lease agreement, with two five-year renewal options, with New Cingular Wireless PCS, LLC, for approximately 391 square feet of City-owned land located at 8791 Greenville Avenue to be used as a cellular transmission and receiving facility for the period January 1, 2023 through December 31, 2027 - Estimated Revenue: General Fund \$378,048.00
[22-1527; APPROVED]

6. [22-2025](#) Authorize a five-year lease agreement, with two five-year renewal options, with New Cingular Wireless PCS, LLC, for approximately 500 square feet of City-owned land located at 2426 Elsie Faye Heggins Street to be used as a cellular transmission and receiving facility for the period January 1, 2023 through December 31, 2027 - Estimated Revenue: General Fund \$412,968.00
[22-1528; APPROVED]

7. [22-2026](#) Authorize a five-year lease agreement, with two five-year renewal options, with New Cingular Wireless PCS, LLC, for approximately 700 square feet of City-owned land located at 7040 Belt Line Road to be used as a cellular transmission and receiving facility for the period January 1, 2023 through December 31, 2027 - Estimated Revenue: General Fund \$477,144.00
[22-1529; APPROVED]

8. [22-2043](#) Authorize acquisition from Nancy Ruth Lander and John B. Reece, of approximately 15,065 square feet of land located near the intersection of Military Parkway and Scottsdale Drive for the Dallas Water Utilities Distribution Division Scottsdale Drive Project - Not to exceed \$ 78,500.00 (\$75,000.00, plus closing costs and title expenses not to exceed \$3,500.00) - Financing: Water Construction Fund
[22-1530; APPROVED]

9. [22-2065](#) Authorize acquisition of a wastewater easement from Covenant Funding Group II, LLC, of approximately 34,424 square feet of land located near the intersection of Woody Road and CF Hawn Freeway for the DWU Contract 10-205/206E Water and Wastewater Main Replacement Project - Not to exceed \$29,000.00 (\$25,000.00, plus closing costs and title expenses not to exceed \$4,000.00) - Financing: Water Utilities Capital Improvement F Fund
[22-1531; APPROVED]

10. [22-2041](#) Authorize an amendment to an existing lease agreement with MacArthur Center Irving, LLC, to extend the lease agreement for an additional five-years for approximately 6,854 square feet of office and clinic space located at 1111 West Airport Freeway, Suite 237, Irving, Texas, to be used as a Women, Infants and Children Clinic for the period October 1, 2022 through September 30, 2027 - Not to exceed \$446,344.92 - Financing: Health and Human Services Commission Grant Funds (subject to annual appropriations)
[22-1532; APPROVED]

CONSENT AGENDA (continued)**Department of Public Works** (continued)

11. [22-1174](#) Authorize the first five-year extension of the Master Interlocal Agreement with Dallas County, pertaining to the coordination of responsibilities for transportation-related maintenance on roadways and bridges within the city of Dallas, extending the period from December 13, 2022 to December 13, 2027 - Financing: No cost consideration to the City
[22-1533; APPROVED]
12. [22-1913](#) Authorize a construction services contract to provide construction services for the 36-month Bridge Maintenance Project, A & B Construction, LLC., lowest responsible bidder of four - Not to exceed \$14,839,500.00 - Financing: Street and Alley Improvement Fund (\$13,839,500.00) and Coronavirus State and Local Fiscal Recovery Funds (\$1,000,000.00) (subject to annual appropriations)
[22-1534; APPROVED]

Department of Transportation

13. [22-2063](#) Authorize **(1)** a Project Specific Funding Agreement with Dallas County, Transportation - Major Capital Improvement Projects (MCIP) (Project No. 30251) in the amount of \$500,000.00, reduced by \$40,000.00 for County in-house project delivery costs for a total of \$460,000.00, for the purpose of constructing transportation improvements on Dynamic Message Sign Board, MCIP Project 30251, Fair Park Area; **(2)** the establishment of appropriations in an amount not to exceed \$460,000.00 in the Transportation Special Projects Fund; **(3)** the receipt and deposit of funds in an amount not to exceed \$460,000.00 from Dallas County for the County's share of the public transportation improvements cost in the Transportation Special Projects Fund; and **(4)** the disbursement of funds in an amount not to exceed \$460,000.00 from the Transportation Special Projects Fund - Total amount \$460,000.00 - Financing: Transportation Special Projects Fund
[22-1535; APPROVED]
14. [22-2062](#) Authorize **(1)** the transfer of funds in an amount not to exceed \$1,558,434.00 from the General Fund to the Dallas Streetcar System Fund to support the operation and maintenance of the Dallas Streetcar for Fiscal Year (FY) 2023; **(2)** an increase in appropriations in an amount not to exceed \$1,558,434.00 in the Dallas Streetcar System Fund; and **(3)** payment to Dallas Area Rapid Transit for operation and maintenance costs for the Dallas Streetcar System from Union Station to Bishop Arts District for FY 2023 - Not to exceed \$1,858,434.00 - Financing: General Fund (\$1,558,434.00) and Streetcar Developer Fund (\$300,000.00)
[22-1536; APPROVED AS AN INDIVIDUAL ITEM]

CONSENT AGENDA (continued)**Department of Transportation** (continued)

15. [22-2060](#) Authorize application of two thoroughfare improvement projects to County of Collin, Texas ("Collin County") through the 2022 Collin County Call for City Projects for possible funding from Collin County's 2018 Bond Program for the southbound Dallas North Tollway at Frankford Road Project and the Hillcrest Road Sidewalk Improvements Project - Financing: This action has no cost consideration to the City (see Fiscal Information for potential future costs) **[22-1537; APPROVED]**
16. [22-2100](#) Authorize a professional services contract with BCC Engineering, LLC, for construction management, engineering, and inspection services, to assist the City in managing the construction activities of Dallas Area Rapid Transit's Cotton Belt (aka Silver Line) Project within the City's public right-of-way, which includes multiple crossings covering: East Beltline; Hillcrest Road, Dallas Parkway Southbound, Dallas Parkway Northbound, Knoll Trail Drive, Davenport Road East/West, Campbell Road, Davenport Road North/South, McCallum Boulevard, Meandering Way, Dickerson Street, Knoll Trail Train Station, Coit Road; and a small portion of the Cotton Belt trail connection into the Cypress Waters Development - Not to exceed \$1,516,887.86 - Financing: DART Transportation Projects Fund **[22-1538; APPROVED]**
17. [22-2096](#) Authorize a construction services contract for the Warranted Traffic Signal Installation Group 9, for traffic signal construction at the following four locations: Miller Road at Rockwall Road; Timberline Drive at Webb Chapel Ext; Fort Worth Avenue at Pinnacle Park Boulevard; and West Kiest Boulevard at Pierce Street - EAR Telecommunications, LLC DBA: EARTC, lowest responsible bidder of three - Not to exceed \$1,512,281.85 - Financing: Street and Transportation (A) Fund (2017 General Obligation Bond Funds) **[22-1539; APPROVED]**
18. [22-2098](#) Authorize a construction services contract for the Warranted Traffic Signal Installation Group 10 for traffic signal construction at the following four locations: North Bagley Street at West Davis Street; South Great Trinity Forest Way at North Murdeaux Lane; Scyene Road at Scyene Circle; and South Lancaster Road at Wagon Wheels Trails - Durable Specialties, Inc., lowest responsible bidder of two - Not to exceed \$1,644,805.00 - Financing: Street and Transportation (A) Fund (2017 General Obligation Bond Funds) **[22-1540; APPROVED]**
19. [22-2099](#) Authorize a construction services contract for the Warranted Traffic Signal Installation Group 11, for traffic signal construction at the following three locations: East Ledbetter Drive (Loop 12) at Ramona Avenue; Preston Road (SH 289) at Preston View Boulevard; and T I Boulevard and Interstate Highway 635 TEXpress on/off ramp - Durable Specialties, Inc., lowest responsible bidder of three - Not to exceed \$885,796.00 - Financing: Street and Transportation (A) Fund (2017 General Obligation Bond Funds) **[22-1541; APPROVED]**

CONSENT AGENDA (continued)**Development Services**

20. [22-2329](#) An ordinance granting a request to change the name of Garza Avenue, between Marsalis Avenue and Vanetta Lane, to "Golden Bears Way" - NC212-005 - Financing - General Fund \$932.00
[22-1542; APPROVED; ORDINANCE 32319]

Office of Community Care

21. [22-2110](#) Authorize the **(1)** acceptance of a three-year Housing Opportunities for Persons with AIDS (HOPWA) Competitive Grant (Grant No. TX-H220003, CFDA No. 14.241) from the U.S. Department of Housing and Urban Development (HUD) in the amount of \$780,129.00, to provide housing placement, rental assistance, and supportive services for ex-offenders on parole and living with HIV/AIDS; **(2)** establishment of appropriations in an amount not to exceed \$780,129.00 in the FY 22 HOPWA Competitive-Permanent Supportive Housing 22-25 Fund; **(3)** receipt and deposit of grant funds as reimbursement from HUD in an amount not to exceed \$780,129.00 in the FY 22 HOPWA Competitive-Permanent Supportive Housing 22-25 Fund; and **(4)** execution of any and all agreements and other documents required by the grant - Not to exceed \$780,129.00 - Financing: Competitive Housing Opportunities for Persons with AIDS Grant Funds
[22-1543; APPROVED]

Office of Government Affairs

22. [22-2188](#) Authorize the **(1)** acceptance of a grant from the U.S. Department of Justice, Bureau of Justice Assistance for the FY 2022 Edward Byrne Memorial Justice Assistance Grant (Grant No. TBD, CFDA No. 16.738) in the amount of \$1,168,127.00 to support a broad range of activities to prevent and control crime and to improve the criminal justice system for the period October 1, 2021 through September 30, 2025; **(2)** receipt and deposit of funds in an amount not to exceed \$1,168,127.00 in the Bureau of Justice Assistance Grant FY22 Fund; **(3)** establishment of appropriations in an amount not to exceed \$1,168,127.00 in the Bureau of Justice Assistance Grant FY22 Fund; **(4)** execution of the grant agreement with the U.S. Department of Justice and all terms, conditions, and documents required by the agreement; and **(5)** execution of a Funds Sharing and Fiscal Agency Agreement between the City of Dallas, Dallas County, and designated units of local governments - Not to exceed \$1,168,127.00 - Financing: U.S. Department of Justice Grant Funds
[22-1544; APPROVED]

Office of Procurement Services

23. [22-2186](#) Authorize a three-year master agreement for the purchase of liquid sulfur dioxide for the Water Utilities Department - INEOS Calabrian Corporation, only bidder - Estimated amount of \$3,588,750 - Financing: Dallas Water Utilities Fund
[22-1545; APPROVED]

CONSENT AGENDA (continued)**Office of Procurement Services** (continued)

24. [22-2084](#) Authorize a five-year master agreement for the purchase of deicing chemicals for the Department of Aviation - Nachurs Alpine Solutions, Corp. in the estimated amount of \$1,527,579.00 and Cryotech Deicing Technology in the estimated amount of \$479,520.00, lowest responsible bidders of two - Total estimated amount of \$2,007,099.00 - Financing: Aviation Fund
[22-1546; APPROVED]
25. [22-1979](#) Authorize a five-year service contract in the amount of \$17,655,332, with two one-year renewal options in a total amount of \$8,359,770, as detailed in the Fiscal Information section, for emergency medical service online and offline Medical Director services, quality management, and clinical practice services for the Fire-Rescue Department with Dallas County Hospital District dba Parkland Health & Hospital System through an interlocal agreement with Dallas County Hospital District - Total not to exceed \$26,015,102 - Financing: General Fund (subject to annual appropriations)
[22-1547; APPROVED]
26. [22-2085](#) Authorize a two-year service price agreement for the purchase of bulk liquid oxygen, monthly and annual inspections, and maintenance of storage tanks for the Water Utilities Department - Matheson Tri-Gas, Inc., lowest responsible bidder of ten - Estimated amount of \$6,125,550 - Financing: Dallas Water Utilities Fund
[22-1548; APPROVED]
27. [22-2018](#) Authorize a three-year service price agreement in the estimated amount of \$305,715, with two one-year renewal options in the total estimated amount of \$203,810, as detailed in the Fiscal Information section, for the rental and installation of holiday decorations for the Department of Aviation - SYDH Dallas, Inc. dba Certified Christmas Lights, most advantageous proposer of six - Total estimated amount of \$ 509,525.00 - Financing: Aviation Fund
[22-1549; APPROVED]

Park & Recreation Department

28. [22-1961](#) Authorize a Supplemental Agreement No. 4 to the golf-pro concession contract between the City of Dallas and IAMJ Enterprises, Inc., who manages the Cedar Crest Golf Course, to set forth roles, responsibilities, and compensation as a result of the closure of Cedar Crest Golf Course located at 1800 Southerland Avenue - Not to exceed \$440,318.00 - Financing: Golf Improvement Trust Fund
[22-1550; APPROVED]

CONSENT AGENDA (continued)**Police Department**

29. [22-1984](#) Authorize **(1)** an application for and acceptance of the Comprehensive Selective Traffic Enforcement Program (STEP) Grant (Grant No. 2023-Dallas-S-1YG-00029, CFDA No. 20.600) from the U.S. Department of Transportation passed through the Texas Department of Transportation in the amount of \$778,891.00, for travel expenses and overtime reimbursement for the period October 1, 2022 through September 30, 2023; **(2)** the establishment of appropriations in the amount of \$778,891.00, in the Comprehensive Selective Traffic Enforcement Program-STEP FY23 Fund; **(3)** the receipt and deposit of grant funds in the amount of \$778,891.00 in the Comprehensive Selective Traffic Enforcement Program-STEP FY23 Fund; **(4)** a local cash match in the amount of \$208,048.22; and **(5)** execution of the grant agreement and all terms, conditions, and documents required by the agreement - Total amount of \$986,939.22 - Financing: Texas Department of Transportation Grant Funds (\$778,891.00) and General Fund (\$208,048.22) (subject to appropriations)
[22-1551; APPROVED]

Water Utilities Department

30. [22-1861](#) Authorize a professional services contract with IEA, Inc. to provide engineering services for storm drainage system and erosion control improvements at seven locations (list attached to the Agenda Information Sheet) - Not to exceed \$527,706.00 - Financing: Storm Drainage Management Capital Construction Fund
[22-1552; APPROVED]
31. [22-1865](#) Authorize a construction services contract for the Cadiz Street and Riverfront Boulevard Bridge Improvements - Ragle, Inc., lowest responsible bidder of three - Not to exceed \$22,718,717.84 - Financing: Flood Protection and Storm Drainage Facilities Fund (2012 General Obligation Bond Funds) (\$13,628,400.29), Wastewater Capital Improvement G Fund (\$3,648,120.00), Water Capital Improvement F Fund (\$3,417,800.00), Storm Drainage Management Capital Construction Fund (\$2,002,997.55), Water Construction Fund (\$20,100.00), and Wastewater Construction Fund (\$1,300.00)
[22-1553; APPROVED]
32. [22-1733](#) Authorize a construction services contract for the installation of water and wastewater mains at 32 locations (list attached to the Agenda Information Sheet) - Camino Construction, L.P., lowest responsible bidder of four - Not to exceed \$21,319,817.00 - Financing: Water (Drinking Water) – TWDB 2021 Fund (\$15,545,157.00), Wastewater (Clean Water) - 2021 TWDB Fund (\$2,898,949.13), Wastewater (Clean Water) - 2022 TWDB Fund (\$2,875,710.87)
[22-1554; APPROVED]

CONSENT AGENDA (continued)**Water Utilities Department** (continued)

33. [22-1842](#) Authorize Supplemental Agreement No. 1 to the professional services contract with Kimley-Horn and Associates, Inc. for additional engineering services associated with environmental coordination and permitting, development of construction plans, and construction administration at eight locations - Not to exceed \$604,255.80, from \$919,255.39 to \$1,523,511.19 - Financing: Flood Control (D) Fund (2017 General Obligation Bond Funds) (\$585,599.80), Water Capital Improvement F Fund (\$16,940.00), and Storm Drainage Management Capital Construction Fund (\$1,716.00)
[22-1555; APPROVED]

ITEMS FOR INDIVIDUAL CONSIDERATION**City Secretary's Office**

34. [22-2130](#) Consideration of appointments to boards and commissions and the evaluation and duties of board and commission members (List of nominees is available in the City Secretary's Office)
[22-1556; INDIVIDUAL, FULL COUNCIL AND OFFICER APPOINTMENTS MADE TO BOARDS AND COMMISSIONS]

Mayor and City Council Office

35. [22-2034](#) Authorize adoption of the 2023 City Calendar - Financing: No cost consideration to the City
[22-1557; APPROVED AS AMENDED]

ADDITIONS:**OTHER ITEMS FOR INDIVIDUAL CONSIDERATION****Department of Public Works**

36. [22-1931](#) Authorize acquisition from Clearview Investments, Ltd. f/k/a Americo Financial, Ltd., of a total of approximately 199,992 square feet of land located near the intersection of Mapleshade Lane and Preston Road, needed by the Park and Recreation Department for its Mapleshade Lane Future Park Project - Not to exceed \$2,350,000.00 (\$2,336,500.00, plus closing costs and title expenses not to exceed \$13,500.00) - Financing: Capital, Gifts and Donations Fund
[22-1558; APPROVED]
37. [22-1833](#) Authorize a professional services contract with IMS Infrastructure Management Services, LP, to perform pavement and sidewalk data acquisition and analysis, through the North Texas Share cooperative purchasing program - Not to exceed \$756,739.00 - Financing: General Fund
[22-1559; APPROVED]

ADDITIONS: (continued)**OTHER ITEMS FOR INDIVIDUAL CONSIDERATION** (continued)**Office of Economic Development**

38. [22-2284](#) Authorize a public hearing, to be held on November 9, 2022, to receive comments regarding adoption of a Community Development Program for the period January 1, 2023 through January 1, 2025, and a public hearing to be held December 14, 2022, to receive comments regarding adoption of the new Economic Development Incentive Policy for the period January 1, 2023 through January 1, 2025 - Financing: No cost consideration to the City
[22-1560; APPROVED]

PUBLIC HEARINGS AND RELATED ACTIONS**Department of Planning and Urban Design****ZONING CASES – CONSENT****[22-1561; APPROVED]**

- Z1. [22-2172](#) A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2392 for an alcoholic beverage establishment limited to a bar, lounge, or tavern, and a commercial amusement (inside) use limited to a dance hall, on property zoned an FWMU-3 Form Walkable Mixed-Use Subdistrict within Planned Development District No. 595, the South Dallas/Fair Park Special Purpose District, with an SH Shopfront Overlay, on the northeast corner of Botham Jean Boulevard and South Boulevard
Recommendation of Staff: Approval for a two-year period, subject to conditions
Recommendation of CPC: Approval for a two-year period, subject to conditions
Z212-229(OA)
[22-1562; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 32320]
- Z2. [22-2173](#) A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for the sale of alcoholic beverages in conjunction with a general merchandise or food store 3,500 square feet or less on property zoned an NS(A)-D-1 Neighborhood Services District with a D-1 Liquor Control Overlay, on the southeast corner of Elam Road and Pleasant Drive
Recommendation of Staff: Approval for a two-year period with eligibility for automatic renewals for additional five-year periods, subject to a site plan and conditions
Recommendation of CPC: Approval for a two-year period, subject to a revised site plan and conditions
Z212-242(OA)
[22-1563; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 32321]

PUBLIC HEARINGS AND RELATED ACTIONS (continued)**Department of Planning and Urban Design** (continued)**ZONING CASES – CONSENT** (continued)

- Z3. [22-2174](#) A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a vehicle display, sales, and service use on property zoned Subdistrict 1 in Planned Development District No. 535, the C.F. Hawn Special Purpose District No. 3, on the northwest corner of C.F. Hawn Freeway and Haymarket Road
Recommendation of Staff: Approval for a three-year period with eligibility for automatic renewals for additional three-year periods, subject to a site plan and conditions
Recommendation of CPC: Approval for a three-year period with eligibility for automatic renewals for additional three-year periods, subject to a site plan and conditions
Z212-243(OA)
[22-1564; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 32322]
- Z4. [22-2175](#) A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2378 for the sale of alcoholic beverages in conjunction with a general merchandise or food store 3,500 square feet or less on property zoned a CR Commercial Retail District with a D-1 Liquor Control Overlay, on the northwest corner of South Beltline Road and Seagoville Road
Recommendation of Staff: Approval for a three-year period with eligibility for automatic renewals for additional five-year periods, subject to conditions
Recommendation of CPC: Approval for a three-year period with eligibility for automatic renewals for additional five-year periods, subject to conditions
Z212-245(MP)
[22-1565; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 32323]

PUBLIC HEARINGS AND RELATED ACTIONS (continued)**Department of Planning and Urban Design** (continued)**ZONING CASES – INDIVIDUAL**

- Z5. [22-1935](#) A public hearing to receive comments regarding a City Plan Commission authorized hearing to determine proper zoning on property zoned Planned Development District No. 67, Planned Development District No. 326, Planned Development District No. 515, Planned Development District No. 659, Planned Development District No. 670, Planned Development District No. 771, Planned Development District No. 814, Planned Development District No. 947, a CR Community Retail District, a CS Commercial Service District, a D(A) Duplex District, an IR Industrial Research District, an LO-1 Limited Office District, an MC-1 Multiple Commercial District, an MF-2(A) Multifamily District, a P(A) Parking District, an R-7.5(A) Single Family District, an R-10(A) Single Family District, a TH-2(A) Townhouse District, and a TH-3(A) Townhouse District with consideration given to appropriate zoning for the area including use, development standards, and other appropriate regulations, in an area generally bound by Lovers Lane to the north, Inwood Road to the east, Mockingbird Lane to the south, and Lemmon Avenue and Bluffview Boulevard to the west and an ordinance granting the amendments
Recommendation of Staff: Approval of proposed amendments to and expansion of Planned Development District No. 67, generally north of Mockingbird Lane, east of Roper Street to Stigall Street, east of Taos Road, south of Kelton Drive, and west of Oriole Drive, subject to conditions; and no change to Planned Development District No. 326, Planned Development District No. 515, Planned Development District No. 659, Planned Development District No. 670, Planned Development District No. 771, Planned Development District No. 814, Planned Development District No. 947, CR Community Retail District, CS Commercial Service District, D(A) Duplex District, IR Industrial Research District, LO-1 Limited Office District, MC-1 Multiple Commercial District, MF-2(A) Multifamily District, P(A) Parking District, a portion of R-7.5(A) District, R-10(A) Single Family District, TH-2(A) Townhouse District, and TH-3(A) Townhouse District properties
Recommendation of CPC: Approval of proposed amendments to and expansion of Planned Development District No. 67, generally north of Mockingbird Lane, east of Roper Street to Stigall Street, east of Taos Road, south of Kelton Drive, and west of Oriole Drive, subject to conditions; no change to Planned Development District No. 326, Planned Development District No. 515, Planned Development District No. 659, Planned Development District No. 670, Planned Development District No. 771, Planned Development District No. 814, Planned Development District No. 947, CR Community Retail District, CS Commercial Service District, D(A) Duplex District, IR Industrial Research District, LO-1 Limited Office District, MC-1 Multiple Commercial District, MF-2(A) Multifamily District, P(A) Parking District, a portion of R-7.5(A) District, R-10(A) Single Family District, TH-2(A) Townhouse District, and TH-3(A) Townhouse District properties
Z167-395(MK)
[22-1566; HEARING CLOSED; APPROVED AS AMENDED; ORDINANCE 32324]

PUBLIC HEARINGS AND RELATED ACTIONS (continued)**Department of Planning and Urban Design** (continued)**ZONING CASES – INDIVIDUAL** (continued)

- Z6. [22-2180](#) A public hearing to receive comments regarding an application for and an ordinance granting an LI Light Industrial District with deed restrictions volunteered by the applicant on property zoned an A (A) Agricultural District on the northwest line of Telephone Road, between Bonnie View Road and Van Horn Drive
Recommendation of Staff: Denial
Recommendation of CPC: Approval, subject to revised deed restrictions
Z212-207(JA)
[22-1567; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 32325]
- Z7. [22-2181](#) A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for R-5(A) Single Family uses and public school uses, on property zoned an R -5(A) Single Family District on the northeast corner of Keats Avenue and West Illinois Avenue
Recommendation of Staff: Approval, subject to a development plan, traffic management plan, and conditions
Recommendation of CPC: Approval, subject to a development plan, traffic management plan, and conditions
Z212-217(MP)
[22-1568; HEARING CLOSED; APPROVED AS AMENDED; ORDINANCE 32326]
- Z8. [22-2182](#) A public hearing to receive comments regarding an application for a CS Commercial Service District on property zoned a CR Community Retail District at northwest corner of Singleton Boulevard at Mican Drive
Recommendation of Staff: Approval
Recommendation of CPC: Denial without prejudice
Z212-224(OA)
[22-1569; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED TO DENY WITHOUT PREJUDICE BY DEPUTY MAYOR PRO TEM NARVAEZ]
- Z9. [22-2183](#) A public hearing to receive comments regarding an application for and an ordinance granting a D(A) Duplex District on property zoned an R-7.5(A) Single Family District on the north and south lines of an unimproved section of Highland Woods Drive, north of Keyridge Drive
Recommendation of Staff: Approval
Recommendation of CPC: Approval
Z212-225(JA)
[22-1570; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 32327]

MISCELLANEOUS HEARINGS**Department of Planning and Urban Design**

- PH1. [22-2184](#) Consideration of authorizing a public hearing to determine the proper zoning on property zoned Planned Development District No. 595, the South Dallas/Fair Park Special Purpose District, in an area generally bounded by the Union Pacific (DART) Railroad, the Southern Pacific Railroad, C.F. Hawn Freeway, the D.P. &L. Company easement, Central Expressway (S.M. Wright), the Southern Pacific Railroad, The Santa Fe Railroad, R. L. Thornton Freeway, Second Avenue, Parry Avenue, Robert B. Cullum Boulevard, Fitzhugh Avenue, Gaisford Street and the common line between City Blocks 1820 and D/1821 (This is a hearing to consider the request to authorize the hearing and not the rezoning of the property at this time) - Financing: No cost consideration to the City
[22-1571; HEARING CLOSED; APPROVED]